



CITY OF BEAVERTON
Community Development Department
Development Services Division
4755 SW Griffith Drive
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TYPE 2 NOTICE OF PENDING DEVELOPMENT APPLICATION

Date of Notice: September 21, 2006

Case File No./Project Name: Pham Office Building / DR2006-0118

Summary of Application: The applicant requests approval of a Type 2 Design Review for the construction of a two story office building with associated landscaping, parking, and trash enclosure. The building is proposed to be approximately 5,474 square feet in size and the parking lot will provide approximately 17 vehicle spaces.

Due Date for Written Comments: Friday, October 6, 2006

Please reference the Case File Number and Project Name in your written comments. Mailed written comments should be sent to the Development Services Division, PO Box 4755, Beaverton, OR 97076. Written comments submitted in person should be delivered to the Development Services Division, 2nd Floor, Beaverton City Hall, 4755 SW Griffith Drive by 4:30 p.m. on the due date.

Staff Planner: Liz Jones, Associate Planner **Phone Number:** 503-350-4082

Facilities Review Committee Meeting Date: Wednesday, October 11, 2006

The Facilities Review Committee is not a decision-making body, but advises the Director on a project's conformity to the technical criteria specified in Section 40.03 of the Beaverton Development Code. The Committee then forwards a recommendation to the Director on the development application. The Director will issue a written decision approximately fourteen (14) calendar days after the Facilities Review Committee meeting.

Site Description:

Map & Tax Lot Number: 1S1-16AD, Tax Lot 6600

Site Address: 12750 SW 2nd Avenue

Cross Street: Main Street

Zoning: Regional Center- Old Town (RC-OT)

Neighborhood Association Committee: Central Beaverton

Applicable Development Code Approval Criteria: 40.03 and 40.20.15.2.C

Documents and plans for the development application are available for review at the Beaverton Development Services Division, 2nd floor, Beaverton City Hall, 4755 SW Griffith Drive, between the hours of 8:00 a.m. to 4:30 p.m., Monday through Friday.

Please note: You are receiving this notice to advise you of a pending development application. Section 50.40.2 of the Beaverton Development Code requires the City to provide written notice of a pending Type 2 development application to the applicant, property owner, affected Neighborhood Association Committees (NACs), and owners of property within 300 feet on all sides of the property proposed for development, based on the most recent property tax assessment roll of the Washington County Department of Assessment and Taxation. **Please note that the failure of a property owner to receive notice does not invalidate a decision.** A public hearing on the application will not be held unless the Director's decision is appealed.